



ANGUS ROAD, TEAMS

OFFERS IN EXCESS OF £79,995





## DESCRIPTION

A great starter home centrally located in the Teams area of Gateshead. The property is offered with no onward chain and comes with the benefit of gas central heating and UPVC double glazing. This semi detached home comprises of lounge, fitted kitchen, downstairs bathroom with shower. To the first floor there are two double bedrooms. Externally there is block paving to the front with gated access. An enclosed garden lies to the rear with raised decking area and lawn with garden to the side. Ideally located for bus and transport links and easy access to the A1M. Viewing comes highly advised.



## ENTRANCE HALL

Accessed via double glazed door, stairs to first floor, central heating radiator and laminate flooring.

## LOUNGE

15' 7" x 12' 11" (4.75m x 3.94m) Well presented with a double glazed window to the front aspect, central heating radiator, ceiling coving, feature gas fireplace with marble back and hearth, ceiling coving and laminate flooring



## KITCHEN

9' 3" x 8' 2" (2.82m x 2.49m) Fitted with a range of wall and floor units and coordinating work surfaces with stainless steel sink unit, integral electric oven and gas hob with cooker hood above, plumbing for automatic washing machine, wall mounted boiler, laminate flooring and UPVC door provides access to the rear garden.

## BATHROOM

Comprising of panelled bath with overhead shower, low level WC, pedestal hand wash basin, central heating radiator tiled walls and flooring.

## FIRST FLOOR

Turning staircase leading to the first floor with double glazed window overlooking the rear elevation, laminate flooring and loft access.



## BEDROOM ONE

12' 9" x 12' 2" (3.89m x 3.71m) Front facing with double glazed window, central heating radiator,



fitted wardrobes and laminate flooring.

#### BEDROOM TWO

9' 3" x 8' (2.82m x 2.44m) Rear facing double glazed window, central heating radiator and laminate flooring.

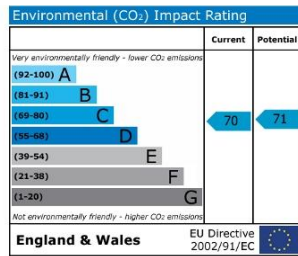
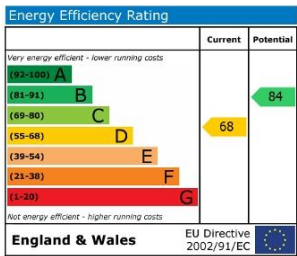
#### EXTERNAL

A gated driveway to the front provides off street parking, whilst to the rear is an enclosed garden with decking area.

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